

# Order of the Thurston County

## Board of Equalization

Property Owner: ALLEN BALDARAY, AMY SMITH, & MARGIE HAAS

Parcel Number(s): 42510400100

Assessment Year: 2017

Petition Number: 17-0645

Having considered the evidence presented by the parties in this appeal, the Board hereby:

☒ sustains ☐ overrules the determination of the assessor.

### Assessor's True and Fair Value Determination

<input checked="" type="checkbox"/> Land	\$ 96,400
<input checked="" type="checkbox"/> Improvements	\$ 505,300
<input type="checkbox"/> Minerals	\$
<input type="checkbox"/> Personal Property	\$
<b>TOTAL:</b>	<b>\$ 601,700</b>

### BOE True and Fair Value Determination

<input checked="" type="checkbox"/> Land	\$ 96,400
<input checked="" type="checkbox"/> Improvements	\$ 505,300
<input type="checkbox"/> Minerals	\$
<input type="checkbox"/> Personal Property	\$
<b>TOTAL:</b>	<b>\$ 601,700</b>

This decision is based on our finding that: The Board supports the Assessor's determination of value based on the evidence presented. Neither party participated in the hearing. Both parties presented comparable sales in support of their requested values. The Board finds that Petitioners' comparable sale c is the same as Assessor's comparable sale 4 located at 3104 Country Club Loop NW and this sale supports the current assessed value. The Board finds that the subject property is assessed at a lower value than suggested by the comparable sales. The Board concludes that the Petitioners did not provide clear, cogent, and convincing evidence sufficient to overcome the Assessor's presumption of correctness and to warrant a reduction in the valuation.

Dated this 30<sup>th</sup> day of November, 2017

  
James Harvison, Chairman

  
Ruth J. Elder, Clerk of the Board

### **NOTICE**

This order can be appealed to the State Board of Tax Appeals by filing a notice of appeal with them at PO Box 40915, Olympia, WA 98504-0915 or at their website at [bta.state.wa.us/appeal/forms.htm](http://bta.state.wa.us/appeal/forms.htm) within thirty days of the date of mailing of this order. The Notice of Appeal form is available from either your county assessor or the State Board.

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